

BOARD OF ADJUSTMENT MEETING MINUTES

July 24, 2013

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Chairperson Drake called the regular Board of Adjustment meeting of July 24, 2013, to order at 5:35 p.m. in the Council Chambers of the West Des Moines City Hall, located at 4200 Mills Civic Parkway, in West Des Moines, Iowa.

Roll Call: Cunningham, Drake, Stewart.....Present
Blaser, Christiansen.....Absent

Item 1a – Approval of Minutes of May 29, 2013

Chairperson Drake asked for any questions, comments or modifications to the May 29, 2013, meeting minutes.

Moved by Board member Cunningham, seconded by Board member Stewart, the Board of Adjustment approve the May 29, 2013, meeting minutes as presented.

Vote: Cunningham, Stewart, Drake.....Yes
Blaser, Christiansen.....Absent

Motion carried.

Item 1b – Approval of Minutes of June 12, 2013

Chairperson Drake asked for any questions, comments or modifications to the June 12, 2013, meeting minutes.

Moved by Board member Stewart, seconded by Board member Cunningham, the Board approve the June 12, 2013, meeting minutes as presented.

Vote: Stewart, Cunningham, Drake.....Yes
Blaser, Christiansen.....Absent

Motion carried.

Item 2 – Old Business

There were no Old Business items presented.

Item 3 – Public Hearings

Item 3a – Permitted Conditional Use Permit – 1025 Ashworth Road Cellular Antennas – SBA Communications Corporation – 1025 Ashworth Road – Install six (6) cellular antennas and equipment shelter on the rooftop of an existing building – PC-2013-002

Chairperson Drake opened the public hearing and asked the Recording Secretary to state when the public hearing notice was published. The Recording Secretary indicated that the notice was published on July 5, 2013, in the Des Moines Register.

Chairperson Drake then asked for a motion to accept and make a part of the record all testimony and all other documents received at this public hearing.

Moved by Board member Cunningham, seconded by Board member Stewart, the Board of Adjustment accepts and makes a part of the record all testimony and all other documents received at this public hearing.

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Vote: Cunningham, Stewart, Drake Yes
Blaser, Christiansen Absent
Motion carried.

Erin Webb, 2536 NW 6th St, Blue Springs, Missouri, with SBA Communications Corporation, representing New Cingular Wireless PCS, LLC (AT&T), is requesting approval to install six (6) antennas and an equipment shelter on the rooftop at 1025 Ashworth Road. Photo simulations were provided to illustrate that the antennas will be stealth in nature and aesthetically pleasing. The shelter and antennas will be painted to match the existing building so as to blend in with the surrounding areas. An engineering firm has mapped the rooftop and confirmed that the building is structurally sound in which to house the shelter and antennas. The photo simulations also indicate that the shelter will be located in front of the penthouse and blends in well. The antennas will be mounted on the side of the penthouse in three (3) locations to serve the surrounding areas. To close, she noted that the RF engineers provided propagation maps that indicate that this particular area is in critical need of cell phone coverage for AT & T and this site will greatly improve the coverage in this area.

Board member Cunningham inquired if the antennas would strictly be for cell phone coverage. Ms. Webb replied affirmatively.

Chairperson Drake asked for any other questions or comments from the audience and upon hearing none, declared the public hearing item closed.

Kara Tragesser, briefly commented that staff is pleased that this site is being utilized for co-location for cell antennas. One of the conditions of approval related to the execution of a non-interference agreement, and staff does now have that in their possession. Staff does recommend approval of the applicant's request.

Moved by Board member Stewart, seconded by Board member Cunningham, the Board of Adjustment adopt a resolution for approval of the Permitted Conditional Use Permit to install six (6) cellular antenna and associated rooftop equipment at 1025 Ashworth Road, subject to meeting all City Code requirements, regulations, and the following:

1. Executing a Non-Interference with Emergency Communication Agreement prior to the issuance of any building permit.
2. Providing final site plan drawings addressing all staff comments prior to the issuance of any building permit.
3. The antennas and equipment shelter must be painted to match the existing building.

Vote: Stewart, Cunningham, Drake Yes
Blaser, Christiansen Absent
Motion carried.

Item 4 – New Business

There were no New Business items reported.

Item 5a – Staff Reports

The Recording Secretary indicated that at this time there are no items scheduled for the August 7th Board meeting and should the meeting be cancelled, she will inform everyone.

Item 6 – Adjournment

Chairperson Drake asked for a motion to adjourn the meeting.

Motioned by Board member Cunningham, seconded by Board member Stewart, the Board of Adjustment meeting adjourns.

Vote: Cunningham, Stewart, Drake Yes
Blaser, Christiansen Absent
Motion carried.

The meeting adjourned at 5:52 p.m.

Jennifer Drake, Chairperson
Board of Adjustment

Michelle Riesenberg, Recording Secretary